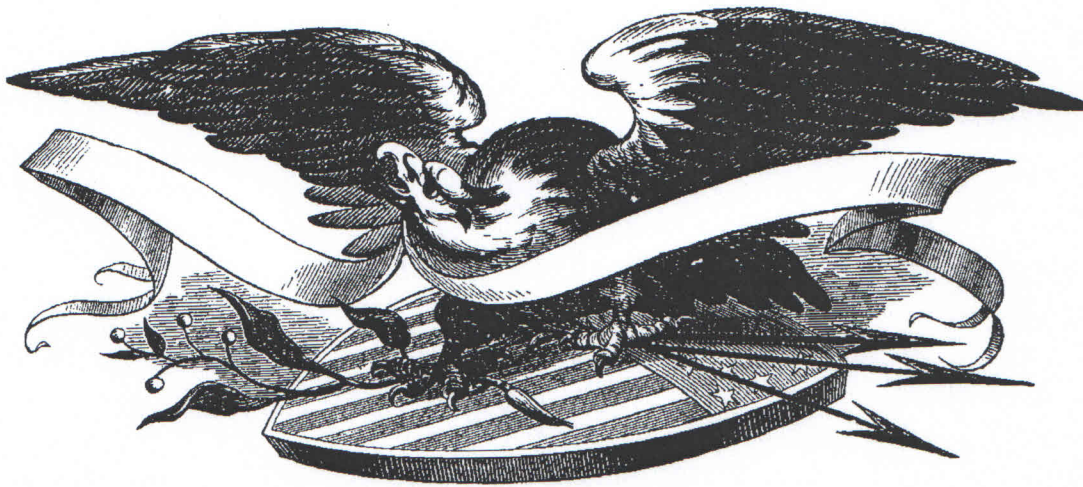


THE
CITY
OF
MAROA



ORDINANCE NO. 2016/10/24-4

**AN ORDINANCE APPROVING ZONING OR REZONING RELATING TO
CERTAIN PROPERTY WITHIN THE CITY OF MAROA, MACON COUNTY,
ILLINOIS (MARSH PROPERTY)**

**ADOPTED BY THE MAYOR AND CITY COUNCIL
OF THE CITY OF MAROA
THIS 24TH DAY OF OCTOBER, 2016**

Published in pamphlet form by authority of the City Council of the City
of MAROA, MACON COUNTY, Illinois, this 24TH DAY OF OCTOBER, 2016.

ORDINANCE NO. 2016/10/24-4
AN ORDINANCE APPROVING ZONING OR REZONING RELATING TO
CERTAIN PROPERTY WITHIN THE CITY OF MAROA, MACON COUNTY,
ILLINOIS (MARSH PROPERTY)

BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF MAROA, ILLINOIS, AS FOLLOWS:

SECTION 1. On the 20th day of October, 2016, the City of Maroa Zoning and Planning Committee, upon due notice, held a public hearing on re-zoning the property described as:

1.90 Acre Tract - That part of the East 1/2, of Section 10, Township 18 North, Range 2 East of the Third Principal Meridian, Macon County, Illinois, described as follows: commencing at an existing iron pin marking the Southeast corner of the Northeast 1/4, of said Section 10; thence S.88°15'21"W.-159.15 feet along the South line of the Northeast 1/4, of said Section 10 to a point on the Westerly right of way line of the US Route 51 spur, said point being the point of beginning; thence along a curve to the right having a radius of 1095.92 feet and a chord that bears S.30°00'20"W. for a chord distance of 151.60 feet to an existing iron pin marking the Southeasterly corner of a tract of land described in Book 4350, Page 829 in the records of the Recorder's Office of Macon County, Illinois; thence N.50°44'21"W.-200.11 feet along the Northeasterly line of said tract of land to an existing iron pin marking the Northeasterly corner thereof; thence N.0°21'11"E.-244.23 feet to an iron pin set; thence N.89°17'49"E.-314.12 feet to an iron pin set on the Westerly right of way line of the US Route 51 spur; thence along said right of way line along a curve to the right having a radius of 1095.92 feet and a chord that bears S.19°12'56"W. for a chord distance of 257.80 feet to the point of beginning.

SECTION 2. The City of Maroa Zoning and Planning Committee has recommended changing the zoning from Agricultural A-1 to C (Commercial Service District).

SECTION 3. The recommended zoning designation and zoning map amendment set forth by the Zoning and Planning Committee is hereby approved in consideration of the following factors.

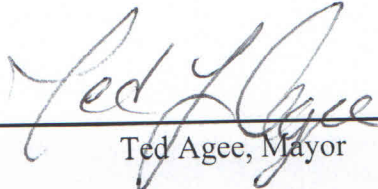
1. The area from the intersection of Route 51 and Wood Street, Northeasterly along Wood Street is already commercial in nature with the construction of a convenience store and gas station immediately across Wood Street from the subject premises. Contiguous with the subject premises on the North side of Wood is a Dollar General store.

2. The subject premises was annexed under the statutory requirement the property be assigned the most restrictive zoning designation SR-1. Because the SR-1 designation was statutorily required and does not accurately reflect the true nature of the use of or the area in which the premises are located, considerations of transition are not applicable.
3. A commercial designation is in accordance with the overall development plan of the City of Maroa.

SECTION 4. This Ordinance shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

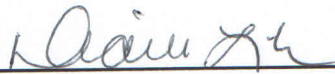
PRESENTED, PASSED, APPROVED and published in pamphlet form by authority of the Mayor and City Council of the City of Maroa, Macon County, Illinois this 24th day of October, 2016.

NAME	AYE	NAY	ABSTAIN	ABSENT
Alderman Vincent Sims	✓			
Alderman Wayne Kissinger	✓			
Alderman Ryan Wilkey				✓
Alderman Frederick Peart	✓			
Alderman Gretchen Underwood	✓			
Alderman Jason Edwards	✓			
Mayor Ted Agee				



Ted Agee, Mayor

ATTEST:

A handwritten signature in dark ink, appearing to read "Diane Edwards", is written over a solid horizontal line.

Diane Edwards
City Clerk



STATE OF ILLINOIS)
)
COUNTY OF MACON) S.S.

CERTIFICATE


I, Diane Edwards, certify that I am the duly appointed and acting City Clerk of the City of Maroa, Macon County, Illinois. I further certify that on 24th day of October, 2016 the Corporate Authorities of said Municipality passed and approved:

ORDINANCE NO. 2016/10/24-4
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which provided by its terms that it should be published in pamphlet form.

The pamphlet form of **ORDINANCE NO. 2016/10/24-4** including the Ordinance and a cover sheet thereof, was prepared, and a copy of such Ordinance was posted in the City Hall, commencing on October 24, 2016 and continuing for at least ten days thereafter. Copies of such Ordinance were also available for public inspection upon request in the office of the City Clerk. **The attached is a true and correct copy of said Ordinance.**

DATED at Maroa, Illinois, this 24th day of October, 2016.



Diane Edwards
CITY CLERK

SEAL

